

Berkeley Homes (Oxford & Chiltern) Ltd
Berkeley House
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SL6 0AG

Emma Gee
**Interim Executive Director for Economic
Growth and Neighbourhood Services**

Civic Offices, Bridge Street,
Reading, RG1 2LU
☎ 0118 937 3787

Our Ref: 240157

Your Ref: PP-12791258-v1

e-mail: Jonathan.Markwell@reading.gov.uk

19 March 2024

Your contact is: Mr Jonathan Markwell, Planning

Dear Berkeley Homes (Oxford & Chiltern) Ltd,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 240157

Application type: Approval of Conditions

Address: Former Toys R Us Kenavon Drive Reading RG1 3DH

Proposal: Discharge of condition 27k (contaminated land validation report for Phase 3 Block W1) of planning permission 170509, as granted 10/10/2018 (wording of condition since amended by 210239/NMA).

I refer to your application as described above.

I refer to the above application to discharge planning permission condition 27 k) (contaminated land validation report for Phase 3 Block W1) and respond as follows:

Condition 27 k) (contaminated land validation report for Phase 3 Block W1)

The validation report details, as shown on the following:

RE: Kenavon Drive, Reading - Validation of Clean Cover System within Area A02, A20, and A31-35 By Omnia, Ref A11057-2/a02203135/230921/L2, dated 22/09/2023, as received 08/02/2024

RE: Kenavon Drive, Reading - Validation of Clean Cover System within areas A18-19, and A50-66 By Omnia, Ref A11057-2/ 231109/L3, dated 19/01/2024, as received 08/02/2024

O446-AA5990C-SW -00-A-5030 Rev P.05 – Site Phasing Plan, as received 08/02/2024

are approved pursuant to condition 27 k).

The above condition, where a submission is required and has been provided, shall have been considered to have been discharged, providing that the development is undertaken in accordance with the approved details.

For the avoidance of any possible future doubt, it is advised that future separate approval of details applications will be required to be submitted and approved in relation to other remaining parts of the site,

as per the wording of condition 27, as amended by 210239/NMA, prior to the condition being approved in full. Those still required to be discharged are l) Phase 3 – Block W2 and m) Phase 3 – Block W3.

Please note that it is the responsibility of the developer to ensure that all relevant conditions are complied with during the construction and/or subsequent use of the development.

Should you wish to discuss this matter further, please contact me by email as above.

Yours sincerely

Jonathan Markwell

Mr Jonathan Markwell
Principal Planning Officer